



OFFICE BUILDING FOR SALE

1915 GLEN ECHO RD

Nashville, TN 37215

MICHAEL GALPIN

615.627.3971

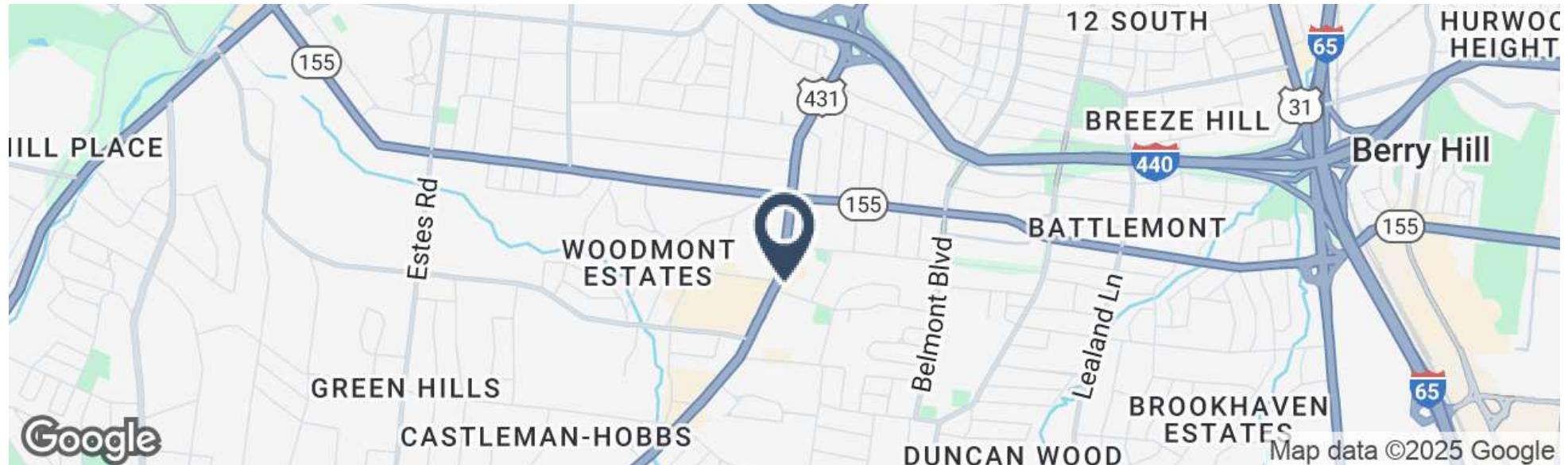
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**Baker Storey McDonald
Properties**

1915 GLEN ECHO RD

Nashville, TN 37215



PROPERTY DESCRIPTION

Standalone building in the heart of Green Hills with excellent visibility and direct access from Hillsboro Pike (24,665 VPD). Surrounded by top-performing retail, dining, and residential.

PROPERTY HIGHLIGHTS

- ±3,546 SF two-story building with freestanding 2-lane VTM canopy: Lot dimensions 132 x 151 | Acreage 0.43
- 14 on-site parking spaces
- Located just off Hillsboro Pike in Green Hills
- High-traffic, established commercial corridor
- Walkable to The Mall at Green Hills, Whole Foods, and more
- Easy access to I-440 and downtown Nashville
- Property Tours Available by Appointment
- Call for Pricing



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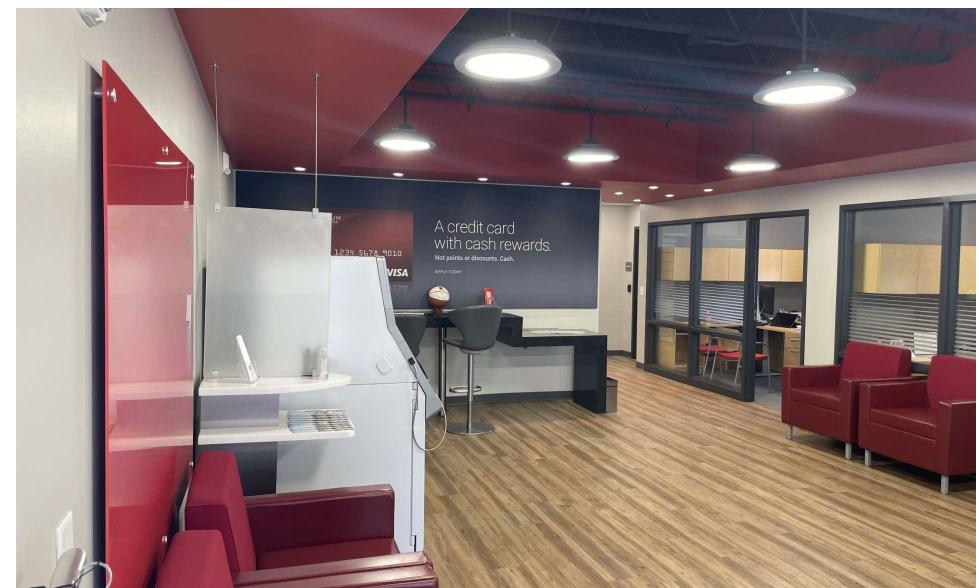
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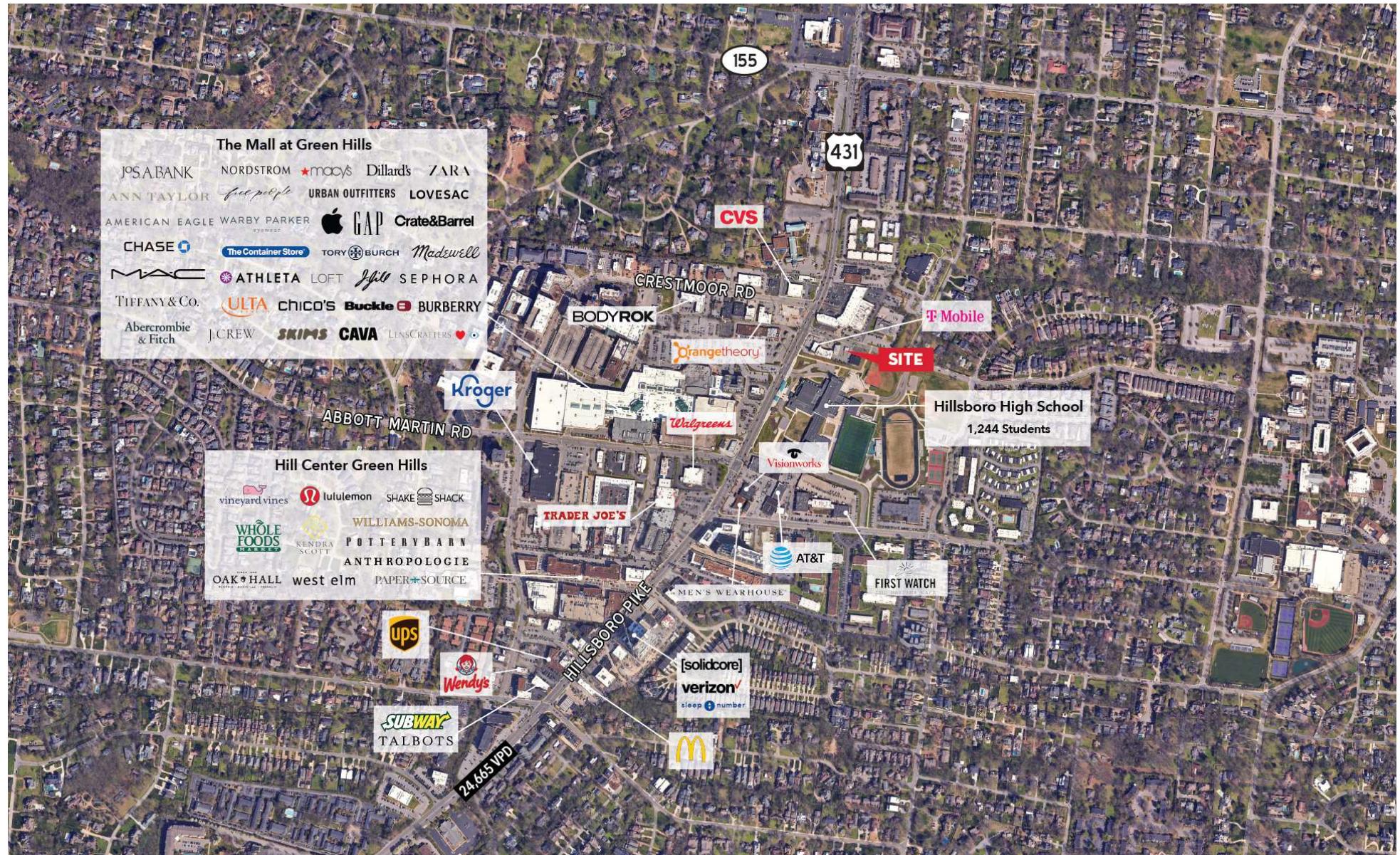
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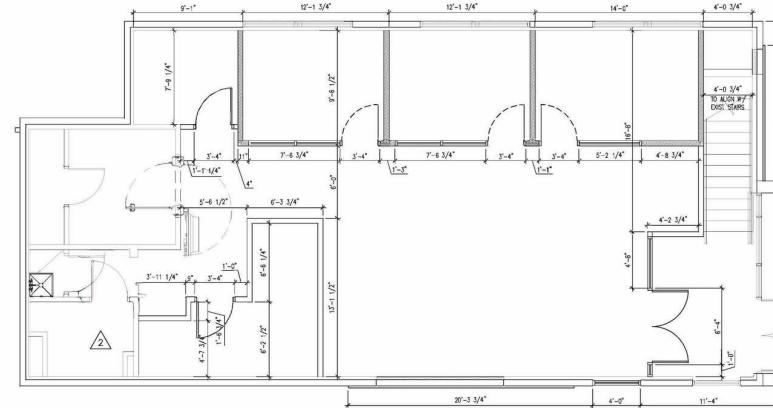
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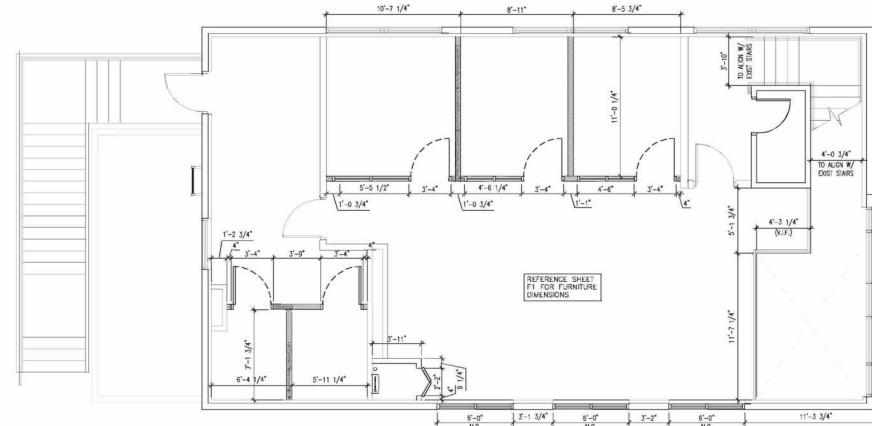
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02 | DIMENSIONED FLOOR PLAN - 1ST FLOOR



02 | DIMENSIONED FLOOR PLAN - 2ND FLOOR

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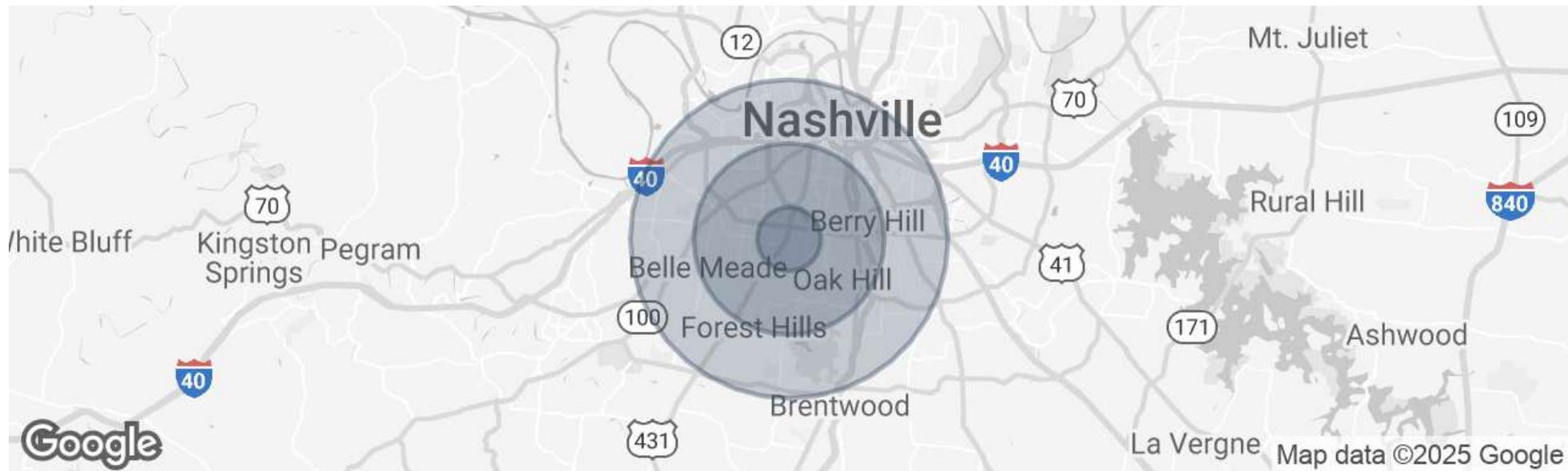
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,830	85,055	197,348
Average Age	41	38	37
Average Age (Male)	41	37	37
Average Age (Female)	41	38	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,297	36,953	88,027
# of Persons per HH	2.2	2.3	2.2
Average HH Income	\$193,319	\$174,168	\$138,622
Average House Value	\$1,046,461	\$1,013,218	\$793,867

Demographics data derived from AlphaMap

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